



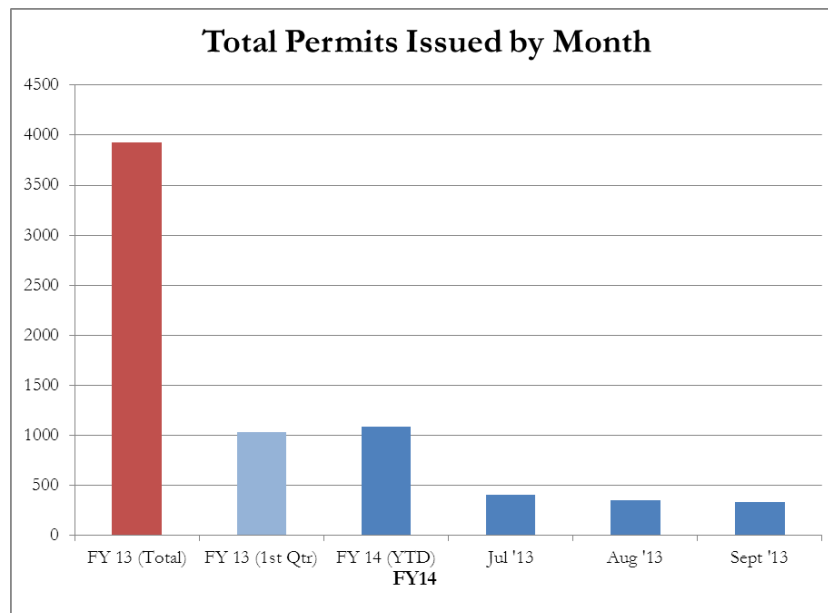
Community Planning and Development Services

Monthly Activity Report (through September 2013)

Building Permits

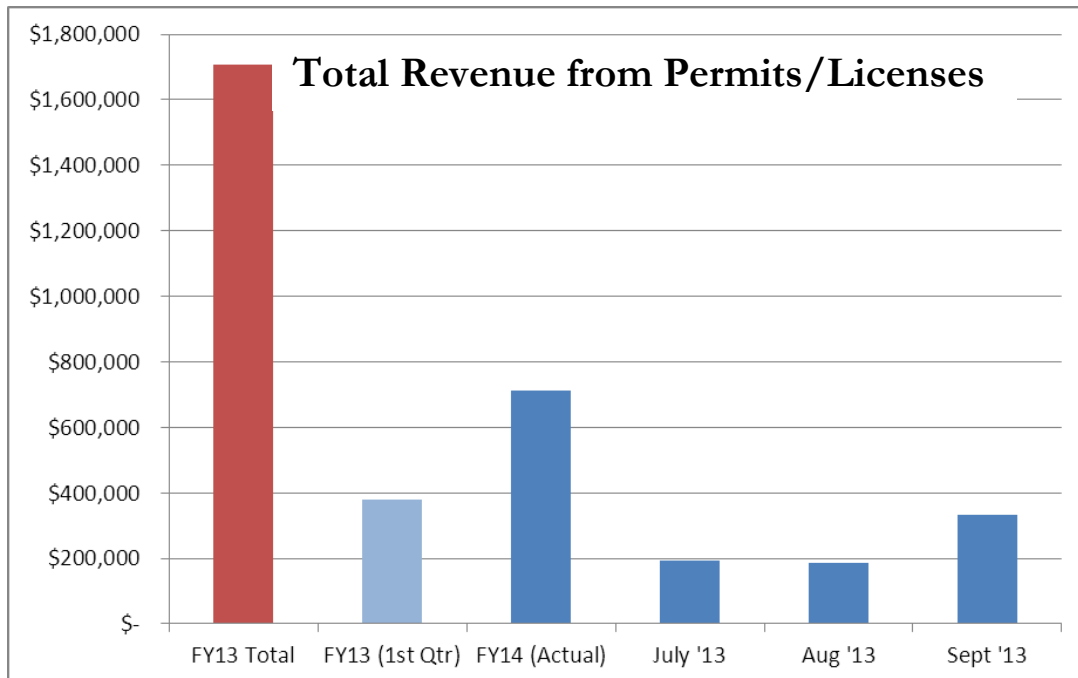
As indicated below, through the first quarter of the fiscal year, we were slightly ahead of the number of permits issued during the same quarter in the previous fiscal year.

	FY 13 (Total)	FY 13 (1st Qtr)	FY 14 (YTD)	Fiscal Year 2014 to date		
				Jul '13	Aug '13	Sept '13
Building Permits						
Residential/Commercial	791	240	259	97	76	86
Single-family	20	6	2	1	1	0
Demolition	10	2	2	2	0	0
Fire Protection	346	85	123	44	41	38
Mechanical, Electrical, Plumbing	2515	644	657	245	219	193
Occupancy						
Residential/Commercial	225	57	47	18	13	16
Single-family	23	2	1	0	1	0
Total Permits Issued by Type	3930	1036	1091	407	351	333

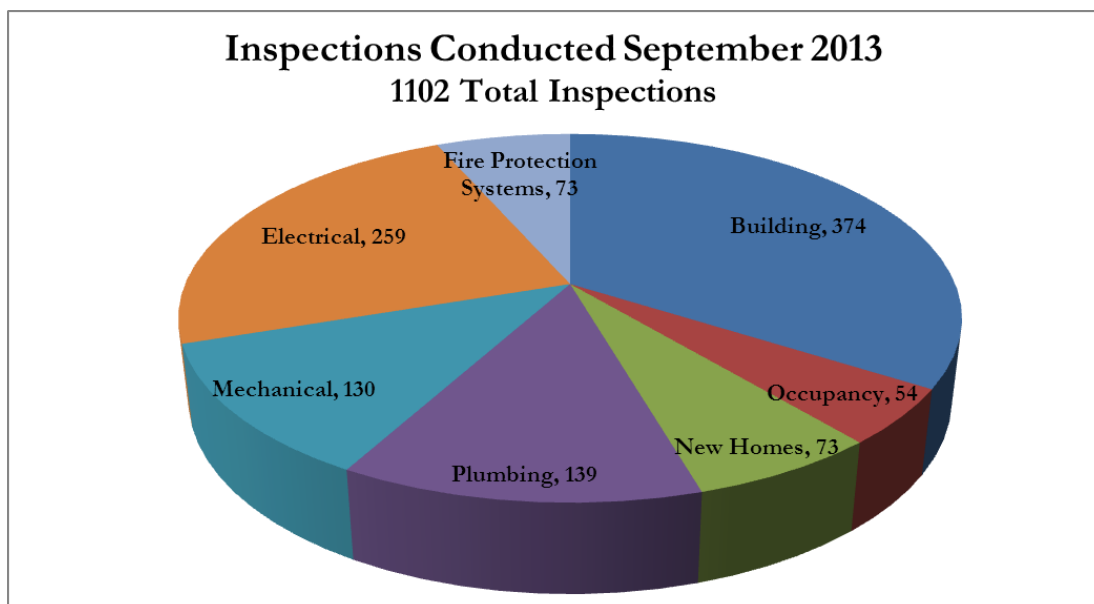


Revenue from Permits

Although the number of permits issued in the first quarter of the year was closely in line with the number issued last fiscal year, the amount of revenue generated from permits was significantly higher in this recent quarter. Several large projects were permitted recently which contributed to the increase.



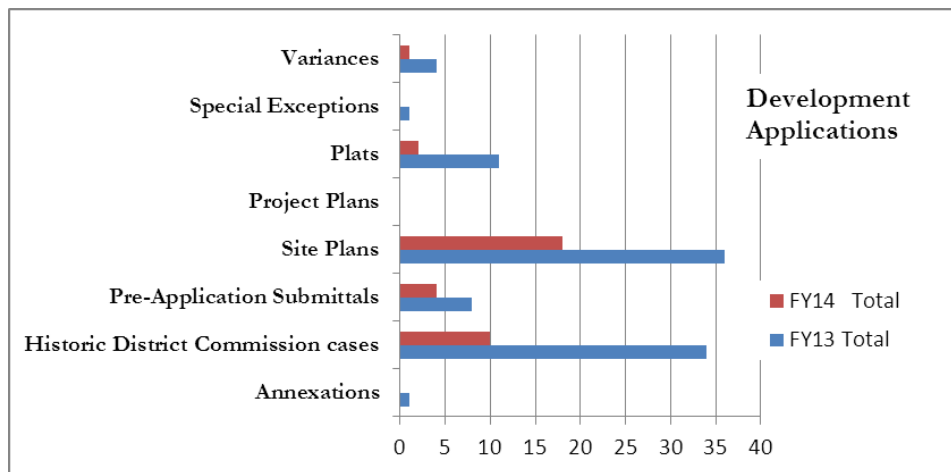
Inspections



Development Review Cases

	FY13 Total	FY14 Total
Annexations	1	0
Historic District Commission cases	34	10
Pre-Application Submittals	8	4
Site Plans	36	18
Project Plans	0	0
Plats	11	2
Special Exceptions	1	0
Variances	4	1
Total	95	35

One of the larger projects permitted in the first quarter of FY 14 was the Silverwood Apartments at King Farm Boulevard and Frederick Road (by the Shady Grove Metro station). The project includes 417 apartment units.



Zoning Enforcement

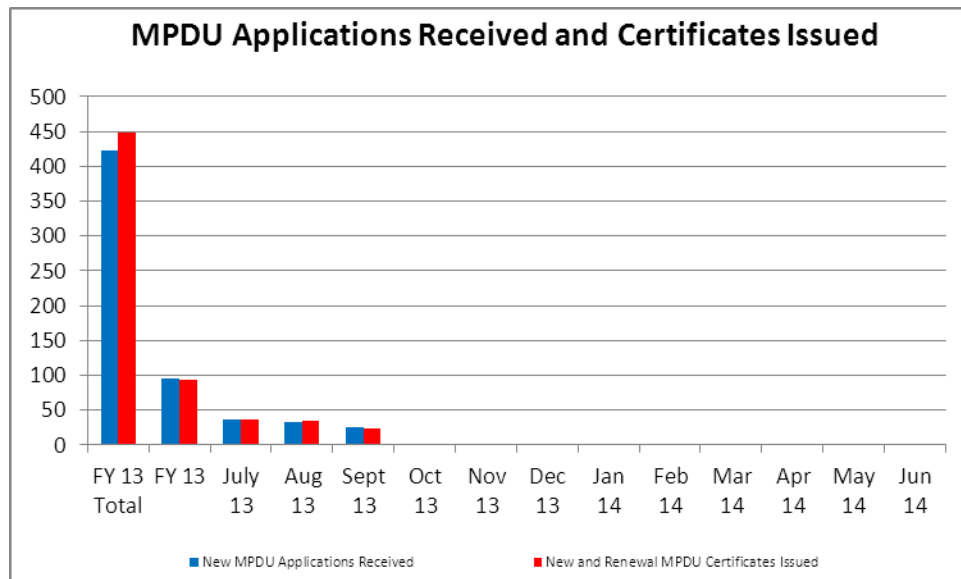
	FY 2013 Total	FY 2014 Total	September 2013
Zoning Violations	67	10	4

Sign Permit Applications

	FY 2013 Total	FY 2014 Total	September 2013
Sign Permit Applications	223	39	7
Sign Permits Issued	239	38	3
Sign Review Board Cases	5	0	0

Housing and Community Development Block Grant

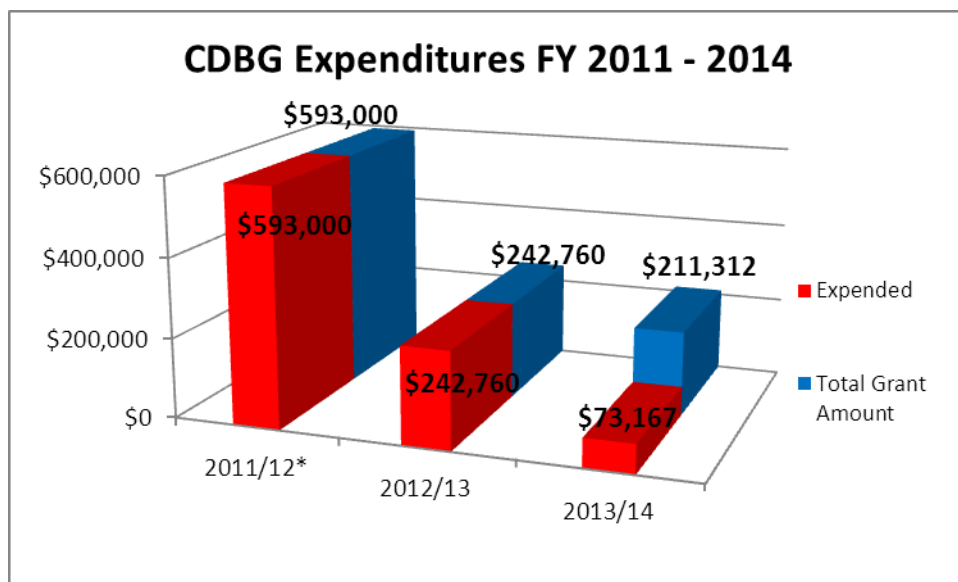
Moderately Priced Dwelling Units



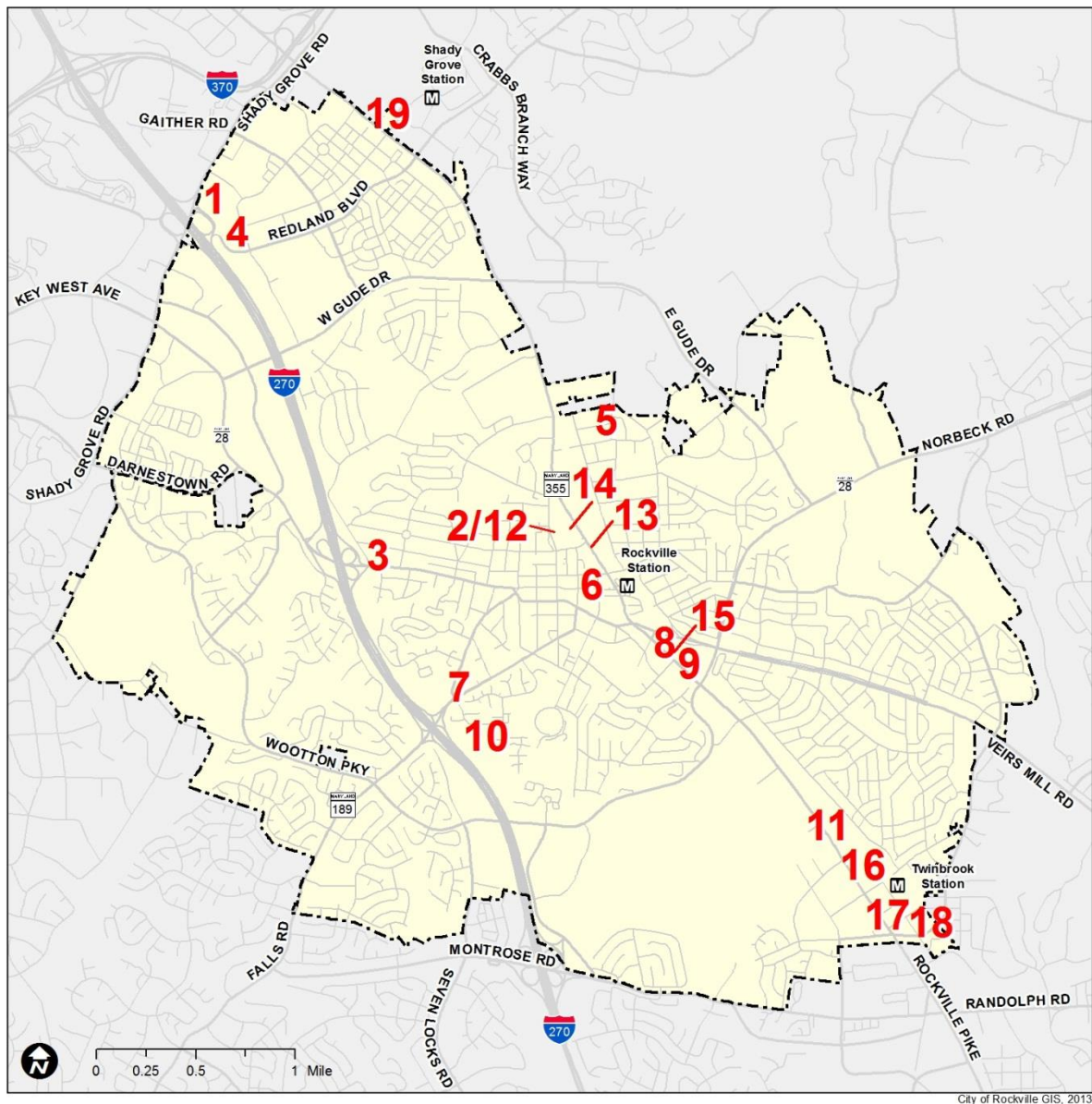
* Low and moderate income households apply to the City to be income-qualified for Rockville's MPDUs; receiving a certificate does not guarantee a MPDU will be available.

Community Development Block Grant (CDBG)

- Three single-family rehabilitation projects have been completed under the Year 38 contract and three additional projects are underway.
- The FY14/Year 39 contract has been executed with Montgomery County.



Major Development Review Projects around the City



Note: View an interactive map of these projects online at www.rockvillemd.gov/developmentwatch

Pre-Application Submittals

1. **1, 3, and 5 Choke Cherry Road (Upper Rock District):** Proposed Amendment to PDP2004-00007 to allow modifications to the development plan for Blocks B, C and D. File #: PAM2014-00063
2. **275 N. Washington Street (Brightview, Rockville Town Square):** Pre-application for a proposed 195-unit Senior Multi-family Development and Retail Use. File #: PAM2013-00061
3. **727 W. Montgomery Avenue (Seventh Day Adventists Church):** Pre-application submittal for a proposed parking lot expansion. File #: PAM2011-00049
4. **900 and 901 King Farm Boulevard (King Farm townhouses):** Proposed development of 140 townhouse units. File #: PAM2014-00064

5. **900 Westmore Avenue (Church of God Iglesia de Dios of Rockville):** Proposed demolition of an existing church and construction of a new church with additional on-site parking. File #: PAM2013-00059

Applications Under Review

6. **198 E. Montgomery Avenue (Duball Rockville):** Project Plan application for a proposed amendment to PDP1994-0001E to allow for the addition of 178 dwelling units to Block 2 and application of a currently approved non-residential parking waiver to the residential uses. File #: PJT2014-00003
7. **626 & 628 Great Falls Road (Chinese Jehovah's Witnesses):** Proposed development of a new Place of Worship. File #: STP2012-00114
8. **702 Rockville Pike (Enterprise Rent-a-Car):** Proposed use of an existing building for a Rental Car Facility and development of a 1,356 square foot carwash to be located behind the rental facility. File #: STP2014-00184
9. **750 Rockville Pike (Centra Care Urgent Care):** Proposed development of an Urgent Care Medical Facility. File #: STP2014-00185
10. **1235 Potomac Valley Road (Potomac Valley Nursing Home):** Proposed site modifications including expansion of on-site parking. File #: STP2013-00164.
11. **1450 Rockville Pike (BMW of Rockville):** Proposed consolidation and expansion of the service facility and structured parking. File #: STP2013-00165

Recently Completed Applications

12. **275 N. Washington Street (former Giant Site):** Level 1 Site Plan submittal for the development of a 2-story building with a Bank, Office and Retail use. Approved June 21, 2013. File #: STP2013-00145
13. **369 Hungerford Drive (PNC Bank):** Level 1 Site Application for a Proposed Bank Facility with a Drive-Through. Approved November 11, 2012. File #: STP2013-000135
14. **430 Hungerford Drive (Walgreens Drugstore):** Site Plan for a new drugstore in an existing commercial building. Approved March 14, 2012. File #: STP2012-00111
15. **718 Rockville Pike (Patient First Medical Center):** Major Site Plan Amendment for a new medical office building and change of use to an existing building on-site to allow a restaurant use. Approved September 11, 2013. File#: STP2013-00162
16. **1592 Rockville Pike (Twinbrook Metroplace):** Project Plan for a new mixed-use development comprised of approximately 286,000 square feet of office, retail, restaurant and health club use, a 200-room hotel and 792 multi-family residential units *and* Site Application implementing Phase I of the approved Project Plan for Twinbrook Metroplace. Approved April 16, 2012 *and* March 13, 2013. File #: PJT2012-00002 *and* STP2013-00140
17. **1800 Rockville Pike (Twinbrook West):** Site Plan for a new mixed-use development comprised of approximately 100,000 square feet of retail and restaurant use and 356 multi-family residential units. Approved March 28, 2012. File #: STP2012-00101
18. **1900 Chapman Avenue (former Syms Site):** A proposed mixed-use development with 667 multi-family residential units and approximately 5,000 square feet of non-residential use. Approved August 8, 2012. File #: STP2012-00112
19. **15955 Frederick Road (Silverwood/Shady Grove, LLC):** Development of a five-story, 417-unit multi-family residential project on property approved for annexation to the City of Rockville. Approved October 26, 2011. File #: STP2011-00091 and ANX2010-00139